

WEST LAFAYETTE DEPARTMENT OF DEVELOPMENT

COMMUNITY DEVELOPMENT BLOCK GRANT &

RENTAL CERTIFICATION

MONTHLY REPORTS

AUGUST 2013

DEPARTMENT OF DEVELOPMENT

MONTHLY REPORT

August 2013

CDBG

In August, the city advertised an RFQ for assistance with the CAPER (annual yearend report). Once again, City Consultants & Research, LLC was awarded the contract. Work began to compile the information to generate the report, which is due to HUD by September 30, 2013.

Monthly Report For August 2013, Round 23

RENTAL HOUSING INSPECTION

		Cumulative Total
INITIAL INSPECTIONS	Monthly	(since Aug. 2012)
Number of Properties by Category		
Category 1 Single Family	24	416
Category 2 Temporary Rental	0	26
Category 3 Multifamily	4	49
Category 4 Converted	14	153
Category 5 Condos Low Density	2	21
Category 6 Condos High Density	0	0
Category 7 Condos High Density	5	10
Total Number of Properties:	49	675
 Total Number of Structures	 49	 783
Total Number of Units	219	3239
Total Number of Units with Violations	26	474
Total Number of Units with NO Violations	193	2765
Total Number of Violations	115	1119
 RE-INSPECTIONS	 42	 225
 APPEALS		
Number of Appeals Requested	0	0
 CERTIFICATIONS		
Number of Properties by Category		
Category 1 Single Family	23	421
Category 2 Temporary Rental	2	25
Category 3 Multifamily	4	51
Category 4 Converted	10	114
Category 5 Condos Low Density	1	18
Category 6 Condos High Density	0	0
Category 7 Condos High Density	0	4
Total Number of Properties:	40	633
 FEES COLLECTED	 \$11,840	 \$164,008
 LEGAL ACTION		
Number Referred	0	0
Number Resolved	0	4
Liens Filed	0	0
Liens Released	0	0
 New Single Family Rentals	 7	 62
 COMPLAINTS		
Tenant	4	29
Other	0	0

Violations by Type

Round: 23 August 2013

<u>Number of Units Inspected:</u>	219	
<u>Interior Violations</u>		<u>Cumulative Totals (since 01-01-13)</u>
Electrical	24	116
Plumbing	14	82
HVAC	2	17
Fire Protection Systems	12	101
Egress	0	0
Fire Stop Penetrations	1	10
Improper Use of Space	1	1
Interior Handrails	4	7
Stairs (Interior)	0	1
Windows & Doors	11	69
Interior Paint	0	6
Unsanitary Conditions	6	19
Other (Interior)	17	82
Subtotal Interior Violations:	92	511
<u>Exterior Violations</u>		
Masonry	0	3
Roof	3	12
Gutters & Downspouts	2	23
Siding & Trim	1	13
Stairs (Exterior)	2	3
Balconies	1	1
Ext. Handrails & Guardrails	2	13
Exterior Concrete	0	3
Exterior Paint	4	15
Structural	0	4
Other (Exterior)	8	49
Subtotal Exterior Violations:	23	139
Total Number of Violations:	115	650